

# *Meeting Copy*

## **AGENDA**

STATE BUILDING COMMISSION MEETING

HOUSE HEARING ROOM 30

LEGISLATIVE PLAZA

AUGUST 16, 2007

11:00 A.M.

<b><u>DEPARTMENT</u></b>	<b><u>PAGE</u></b>
Department of Mental Health and Developmental Disabilities .	2
Department of Children's Services .....	4
Department of Correction .....	6
Military Department .....	8
Department of Environment and Conservation .....	10
Department of Education .....	12
Tennessee Board of Regents .....	14
Department of General Services .....	21
Department of Finance and Administration .....	22
State Building Commission .....	27

## SCHEDULE FOR STATE BUILDING COMMISSION MEETING

August 16, 2007

### DEPARTMENT OF MENTAL HEALTH & DEVELOPMENTAL DISABILITIES

#### **LINE-ITEM APPROPRIATIONS**

- 1) Review of a request for APPROVAL of the FOLLOWING PROJECTS and SELECTION of DESIGNERS, as required, to design and supervise the projects:

A. **Moccasin Bend Mental Health Institute**  
(Elevator Upgrade/Repairs)  
**Estimated Project Cost:** \$330,000.00  
Source of Funding:  
07/08 Current Funds-Capital Maintenance \$330,000.00  
*SBC Project No.* 344/009-01-2007  
Designer required

Upgrade/repair three existing elevators.

B. **Middle Tennessee Mental Health Institute**  
(Carpet Replacement – Main Building)  
**Estimated Project Cost:** \$195,000.00  
Source of Funding:  
07/08 Current Funds-Capital Maintenance \$195,000.00  
*SBC Project No.* 344/001-02-2007  
Designer required

Replace approximately 2,760 square yards of carpet and 5,225 linear feet of cove base. Original carpet installed in 1992 and is worn and stained.

C. **Middle Tennessee Mental Health Institute**  
(Video Surveillance System Upgrade)  
**Estimated Project Cost:** \$180,000.00  
Source of Funding:  
07/08 Current Funds-Capital Maintenance \$180,000.00  
*SBC Project No.* 344/001-03-2007  
Designer required

This will upgrade the camera security system with new digital recording systems.

## STATEWIDE

- 1) Review of a request for APPROVAL to EMPLOY the following Consultants to assist the Department with professional design services from October 1, 2007 through September 30, 2008, with funding from Current Funds-Major Maintenance.
  - A. **West Tennessee**  
Estimated Project Cost: \$25,000.00  
*SBC Project No. 344/000-01-2007*
  - B. **Middle Tennessee**  
Estimated Project Cost: \$25,000.00  
*SBC Project No. 344/000-02-2007*
  - C. **East Tennessee**  
Estimated Project Cost: \$25,000.00  
*SBC Project No. 344/000-03-2007*
  - D. **Fire Protection**  
Estimated Project Cost: \$25,000.00  
*SBC Project No. 344/000-04-2007*

# SCHEDULE FOR STATE BUILDING COMMISSION MEETING

August 16, 2007

## DEPARTMENT OF CHILDREN'S SERVICES

### LINE-ITEM APPROPRIATIONS

- 1) Review of a request for APPROVAL of the FOLLOWING PROJECTS and SELECTION of DESIGNERS to design and supervise the projects:

A. **Taft Youth Development Center**  
(New Dormitory / Food Service Bldg)  
**Estimated Project Cost:** \$4,200,000.00  
Source of Funding:  
07/08 Current Funds-Capital Outlay \$ 600,000.00  
07 G.O. Bonds-Capital Outlay \$3,600,000.00  
*SBC Project No. 144/005-01-2007*

This will replace housing dorms A-D and the Food Service Operation which was constructed in 1959.

B. **John S. Wilder Youth Development Center**  
(Reroof Five Buildings)  
**Estimated Project Cost:** \$650,000.00  
Source of Funding:  
07/08 Current Funds-Capital Maintenance \$ 5,000.00  
07 G.O. Bonds-Capital Maintenance \$645,000.00  
*SBC Project No. 144/011-01-2007*

These roofs were installed in 1984.

C. **John S. Wilder Youth Development Center**  
(Sprinkler System Repair)  
**Estimated Project Cost:** \$500,000.00  
Source of Funding:  
07/08 Current Funds-Capital Maintenance \$ 5,000.00  
07 G.O. Bonds-Capital Maintenance \$495,000.00  
*SBC Project No. 144/011-02-2007*

Project is necessary to bring the facility within code requirements and is a life safety issue.

D. **Statewide**  
(Security Control Replacements)  
**Estimated Project Cost:** \$1,000,000.00  
Source of Funding:  
07/08 Current Funds-Capital Maintenance \$1,000,000.00  
*SBC Project No. 144/000-01-2007*

Replace security control panels and associated monitoring devices in control rooms statewide.

## STATEWIDE

- 1) Review of a request for APPROVAL to EMPLOY an **Engineering Consultant** to assist the Department with professional design services from October 1, 2007 through September 30, 2008, with funding from Current Funds-Major Maintenance.

Estimated Project Cost:        \$15,000.00  
SBC Project No.                144/000-02-2007

## JOHN S. WILDER YOUTH DEVELOPMENT CENTER, SOMERVILLE, TENNESSEE

- 1) Review of a request for APPROVAL to CANCEL a project for **Sprinkler System Expansion** for Administration Building at John S. Wilder Youth Development Center, Somerville, Tennessee.

Estimated Project Cost:        \$80,000.00  
Source of Funding:        PY Current Funds-Capital Outlay  
SBC Project No.                144/011-01-2006

This project was originally recommended by the State Fire Marshal's Office. Since that time the SFMO has approved the building use without additional sprinklers.

## MOUNTAIN VIEW YOUTH DEVELOPMENT CENTER, DANDRIDGE, TENNESSEE

- 1) Review of a request for APPROVAL of a REVISION in FUNDING from \$300,000.00 to \$320,000.00 (\$20,000.00 increase) of a project for **Window Replacement Campus-wide** at Mountain View Youth Development Center, Dandridge, and AUTHORIZATION to AWARD a contract to Shelton General Contractors in the amount of \$252,220.00, which includes Alternates #1 and #2, based on bids received July 25, 2007.

<b>Revised Estimated Project Cost:</b>	<b>\$320,000.00</b>		
<u>Source of Funding:</u>	<u>Original</u>	<u>Increase</u>	<u>Revised</u>
06/07 Current Funds-Capital Maint	\$ 10,000.00	\$ 0.00	\$ 10,000.00
06 G.O. Bonds-Capital Maint	290,000.00	0.00	290,000.00
PY Current Funds-Capital Maint	0.00	20,000.00	20,000.00
TOTAL	\$300,000.00	\$20,000.00	\$320,000.00
SBC Project No.	144/013-02-2006		

The low bid exceeded the bid target requiring additional funding to award the contract.

## SCHEDULE FOR STATE BUILDING COMMISSION MEETING

August 16, 2007

### DEPARTMENT OF CORRECTION

#### **LINE-ITEM APPROPRIATIONS**

- 1) Review of a request for APPROVAL of the FOLLOWING PROJECTS and SELECTION of DESIGNERS, as required, to design and supervise the projects:

A. **Riverbend Maximum Facility**  
(Reroof Various Buildings, Phase 2)  
**Estimated Project Cost:** \$2,800,000.00  
Source of Funding: 07/08 Current Funds-Capital Maint (Sentencing Act)  
*SBC Project No.* 142/020-01-2007  
Designer required

Existing roofs are approximately 18 years old.

B. **West Tennessee State Penitentiary**  
(Energy Upgrade and Improvements)  
**Estimated Project Cost:** \$10,700,000.00  
Source of Funding: 07/08 Current Funds-Capital Maint (Sentencing Act)  
*SBC Project No.* 142/022-02-2007  
Designer required

Project includes a variety of energy savings related work.

C. **Statewide**  
(Security Locks and Hinges)  
**Estimated Project Cost:** \$2,600,000.00  
Source of Funding: 07/08 Current Funds-Capital Maint (Sentencing Act)  
*SBC Project No.* 140/001-04-2007

New door position switches and replacement hinges for housing unit and other security related doors.

D. **Statewide**  
(Security Electronics Upgrades)  
**Estimated Project Cost:** \$12,500,000.00  
Source of Funding: 07/08 Current Funds-Capital Maint (Sentencing Act)  
*SBC Project No.* 140/001-03-2007  
Designer required

This projects is the second major phase of the statewide security system upgrades.

- E.     **Northeast Correction Complex**  
          (Chiller & Waterline Upgrade)  
          **Estimated Project Cost:**                                 **\$3,400,000.00**  
          Source of Funding:  
          07/08 Current Funds-Capital Maint  
              (Sentencing Act)   \$ 100,000.00  
          07 G.O. Bonds-Capital Maint                             \$3,300,000.00  
          *SBC Project No.                   142/024-01-2007*  
          Designer required

Replacement of existing underground hot and chilled water distribution loop lines that are leaking excessively and are not repairable.

## **STATEWIDE**

- 1)     Review of a request for APPROVAL to EMPLOY the following **Consultants** to assist the Department with professional design services from October 1, 2007 through September 30, 2008, with funding from Current Funds-Major Maintenance.
- A.     **Engineering**  
              Estimated Project Cost: \$100,000.00  
              *SBC Project No. 140/001-01-2007*
- B.     **Architectural**  
              Estimated Project Cost: \$100,000.00  
              *SBC Project No. 140/001-02-2007*

## SCHEDULE FOR STATE BUILDING COMMISSION MEETING

August 16, 2007

### DEPARTMENT OF MILITARY

#### STATEWIDE

- 1) Review of a request for APPROVAL of a REVISION in FUNDING and ACKNOWLEDGMENT of the SOURCE of FUNDING from \$200,000.00 to \$350,000.00 (\$150,000.00 increase) of a project for **Planning & Management Consultant**, statewide.

<b>Revised Estimated Project Cost:</b>	<b>\$350,000.00</b>		
<u>Source of Funding:</u>	<u>Original</u>	<u>Increase</u>	<u>Revised</u>
Federal Funds (NGB)	\$200,000.00	\$150,000.00	\$350,000.00
<i>SBC Project No.</i>	<i>361/000-09-2006</i>		

Increase additional funding for Department.

- 2) Review of a request for APPROVAL of a REVISION in FUNDING and ACKNOWLEDGMENT of the SOURCE of FUNDING from \$200,000.00 to \$285,000.00 (\$85,000.00 increase) of a project for **Environmental Consultant**, statewide.

<b>Revised Estimated Project Cost:</b>	<b>\$285,000.00</b>		
<u>Source of Funding:</u>	<u>Original</u>	<u>Increase</u>	<u>Revised</u>
Federal Funds (NGB)	\$200,000.00	\$85,000.00	\$285,000.00
<i>SBC Project No.</i>	<i>361/000-07-2006</i>		

Increase additional funding for Department.

- 3) Review of a request for APPROVAL to EMPLOY the following Consultants to assist the Department with professional design services from October 1, 2007 through September 30, 2008, all funded with Federal Funds.

A. **Civil/Structural:**  
Estimated Project Cost: \$100,000.00  
*SBC Project No. 361/000-01-2007*

C. **Mechanical / Electrical:**  
Estimated Project Cost: \$100,000.00  
*SBC Project No. 361/000-03-2007*

B. **Environmental:**  
Estimated Project Cost: \$200,000.00  
*SBC Project No. 361/000-02-2007*

D. **Planning / Management:**  
Estimated Project Cost: \$250,000.00  
*SBC Project No. 361/000-04-2007*



## HOUSTON BARRACKS, NASHVILLE, TENNESSEE

- 1) Presentation of the **Master Plan Update** for Houston Barracks, Nashville, Tennessee.
- 2) Review of a request for APPROVAL to PREPLAN a project for **USPFO Addition/ Alteration** at Houston Barracks, Nashville and SELECTION of a DESIGNER to plan the project, subject to the availability of funding for FY 2007.

Estimated Project Cost:	\$15,929,000.00
Estimated Planning Cost:	\$ 500,000.00
Source of Planning Funds:	Federal NGB (NGB)
SBC Project No.	361/067-02-2007

Project to construct addition and alteration to the USPFO compound at Houston Barracks, Nashville.

## DISCUSSION OF BIDS

- 1) **Bristol Readiness Center**  
(HVAC Replacement)  
SBC Project No. 361/005-01-2003  
Bid date: August 14, 2007
- 2) **Army Aviation Support Facility - Alcoa**  
(Additions & Alterations)  
SBC Project No. 361/102-01-2005  
Bid date: August 15, 2007

## SCHEDULE FOR STATE BUILDING COMMISSION MEETING

August 16, 2007

### DEPARTMENT OF ENVIRONMENT AND CONSERVATION

#### WARRIORS PATH STATE PARK, SULLIVAN COUNTY, TENNESSEE

- 1) Review of a request for APPROVAL of a PROJECT, ACKNOWLEDGMENT of the SOURCE of FUNDING and ACCEPTANCE of a GIFT from the Parks Friend Group for the purchase and installation of a **Tree House** at Warriors Path State Park, Kingsport, with project design to be reviewed and approved by the State Architect.

Estimated Project Cost: \$498,560.00

Source of Funding:

Friends Group (HHP Grant) \$398,848.00

Friends Group (Grant Match) \$ 99,712.00

*SBC Project No. 126/096-02-2007*

This project will supplement the "Boundless Playground" project that was recently completed and funded by the Friends Group.

#### PANTHER CREEK STATE PARK, HAMBLEN COUNTY, TENNESSEE

- 1) Review of a request for APPROVAL of a PROJECT and ACKNOWLEDGMENT of the SOURCE of FUNDING for **Observation Platform** at Panther Creek State Park, Morristown, with project design to be reviewed and approved by the State Architect.

Estimated Project Cost: \$46,000.00

Source of Funding:

Federal Grant (LWCF) \$23,000.00

In-kind Labor \$23,000.00

*SBC Project No. 126/072-01-2007*

The park has secured a federal grant for this project which will be used to purchase materials and the Park's Friends Group and college students will provide in-kind labor for the required match. Design has been donated by an architect and structural engineer and will be submitted for approval by the State Architect.

## CUMBERLAND MOUNTAIN STATE PARK, CUMBERLAND COUNTY, TENNESSEE

- 1) Review of a request for APPROVAL of a REVISION in SCOPE and ESTIMATED PROJECT COST from \$875,000.00 to \$2,028,000.00 (\$1,153,000.00 increase) of a project for **Site / Building Upgrades** at Cumberland Mountain State Park, Crossville, and AUTHORIZATION to FULLY PLAN the old CCC bathhouse, with acknowledgement of the unfunded portion of the project.

**Revised Estimated Project Cost:           \$2,028,000.00**

Source of Funding:

06/07 Current Funds-Capital Maint.       \$ 820,000.00

Current Funds-Major Maintenance       \$ 55,000.00

Unfunded (restoration of bathhouse)       \$1,153,000.00

*SBC Project No.           126/030-01-2006*

This scope revision will allow the plaza and parking lot to proceed into construction and provide full planning/design services for a project on the old CCC Bathhouse that will be funded in a future budget.

## NEW JOHNSONVILLE STATE PARK, HUMPHREYS COUNTY, TENNESSEE

- 1) Review of a request for APPROVAL of a PROJECT and ACKNOWLEDGMENT of the SOURCE of FUNDING for **Welcome Center** at New Johnsonville State Park, and SELECTION of a DESIGNER to design and supervise the project.

**Estimated Project Cost:           \$1,610,000.00**

Source of Funding:

06/07 Current Funds-Capital Outlay       \$ 445,000.00

Federal Grant (Transportation           \$1,165,000.00

Enhancement)

*SBC Project No.           126/004-01-2007*

This line-item project will provide for the construction of a new Welcome Center with a majority of the funding provided by a Transportation Enhancement Grant.

## SCHEDULE FOR STATE BUILDING COMMISSION MEETING

August 16, 2007

### DEPARTMENT OF EDUCATION

#### TENNESSEE SCHOOL FOR THE BLIND, NASHVILLE, TENNESSEE

- 1) Review of a request for APPROVAL of a PROJECT and ACKNOWLEDGMENT of the SOURCE of FUNDING for **Campus Improvements** at Tennessee School for the Blind, Nashville, and SELECTION of a DESIGNER to design and supervise the project.

Estimated Project Cost: \$2,524,200.00

Source of Funding: 07/08 Current Funds-Capital Outlay

SBC Project No. 168/005-03-2007

This line-item project will provide installation of a centrally-manned fire alarm system; plaster repair and painting in the classroom and instructional building; cottage roof replacements; and canopied walkways.

#### WEST TENNESSEE SCHOOL FOR THE DEAF, JACKSON, TENNESSEE

- 1) Review of a request for APPROVAL of a REVISION in SCOPE and FUNDING and ACKNOWLEDGMENT of the SOURCE of FUNDING from \$56,000.00 to \$95,000.00 (\$39,000.00 increase) of a project for **Fire Code Upgrades** at West Tennessee School for the Deaf, Jackson, Tennessee.

Revised Estimated Project Cost: \$95,000.00

Source of Funding:	Original	Increase	Revised
Current Funds-Major Maintenance	\$56,000.00	\$39,000.00	\$95,000.00

SBC Project No. 168/009-01-2006

Project will upgrade the facility as required by State Fire Marshal's citation. Building system will interface system in new gymnasium. Increase

## ALVIN C. YORK INSTITUTE, JAMESTOWN, TENNESSEE

- 1) Review of a request for APPROVAL of a REVISION in FUNDING and ACKNOWLEDGMENT of the SOURCE of FUNDING from \$150,000.00 to \$170,000.00 (\$20,000.00 increase) and APPROVAL of a GRANT to Hull-York Lakeland Rural Conservation and Development for unforeseen soil conditions on a project for **Baseball Field** at Alvin C. York Institute, Jamestown, Tennessee.

<b>Revised Estimated Project Cost:</b>	<b>\$170,000.00</b>		
<u>Source of Funding:</u>	<u>Original</u>	<u>Increase</u>	<u>Revised</u>
Baseball Tomorrow Funds (grant)	\$ 78,942.00	\$ 0.00	\$ 78,942.00
Private Donations/Gifts	71,058.00	0.00	71,058.00
Current Funds-Major Maintenance	<u>0.00</u>	<u>20,000.00</u>	<u>20,000.00</u>
TOTAL	\$150,000.00	\$20,000.00	\$170,000.00
<i>SBC Project No.</i>	<i>168/001-02-2006</i>		

During construction of the baseball field and adjacent parking lot, an unforeseen underground stream was uncovered which will require a more substantial base in order for the soil to support parked automobiles.

## DISCUSSION OF BIDS

- 1) **Tennessee School for the Deaf**  
(Cottage HVAC)  
SBC Project No. 168/007-04-2005  
Bid date: August 15, 2007

## SCHEDULE FOR STATE BUILDING COMMISSION MEETING

August 16, 2007

### TENNESSEE BOARD OF REGENTS

#### Austin Peay State University, Clarksville, Tennessee

- 1) Review of a request for APPROVAL of a REVISION in ESTIMATED PROJECT COST and FUNDING from \$400,000.00 to \$430,000.00 (a \$30,000.00 increase) and ACKNOWLEDGMENT of SOURCE of FUNDING of the project for **Condensate Return/Boiler System Repair** at **Austin Peay State University** in Clarksville, Tennessee, and AUTHORIZATION to AWARD a Construction Contract to Anderson Piping Company, Inc. in the amount of \$340,880 based upon the Base Bid received July 18, 2007.

Revised Estimated Project Cost:				<b>\$430,000.00</b>
<u>Source of Funding:</u>		<u>Existing</u>	<u>Increase</u>	<u>Revised</u>
	Campus Plant Funds	400,000.00	30,000.00	430,000.00
SBC Project No.	<b>166/003-01-2007</b>			

I. C. Thomasson Associates, Inc. is the designer for this condensate return and boiler feedwater system replacement. Two bid were received with Anderson Piping Company submitting the low bid.

#### East Tennessee State University, Johnson City, Tennessee

- 1) Review of a request for APPROVAL of a REVISION in ESTIMATED PROJECT COST and FUNDING from \$2,550,000.00 to \$2,860,000.00 (a \$310,000.00 increase) and ACKNOWLEDGMENT of SOURCE of FUNDING of the project for **CoM Cardiology Clinical Education Building** at **East Tennessee State University** in Johnson City, Tennessee.

Revised Estimated Project Cost:				<b>\$2,860,000.00</b>
<u>Source of Funding:</u>		<u>Existing</u>	<u>Increase</u>	<u>Revised</u>
	Medical Education Assistance Corporation	2,550,000.00	310,000.00	2,860,000.00
SBC Project No.	<b>166/005-10-2005</b>			

Cockrill Design & Planning is the designer for this clinical education building. The additional funds are needed to meet the designer's estimate.

- 2) Review of a request for APPROVAL to PROCEED with PHASE 2 of the project for **Sherrod Renovation** at **East Tennessee State University** in Johnson City, Tennessee, and SELECTION of a DESIGNER to design and supervise the project.

Estimated Project Cost: **\$ 12,200,000.00**  
Source of Funding:

1996 G. O. Bonds – Capital Outlay	400,000.00
2004 G. O. Bonds – Capital Outlay	11,000,000.00
Technology Access Fees R&R	800,000.00
	<u>12,200,000.00</u>

SBC Project No. **166/005-02-1998**

Phase 2 of the project will renovate a portion of Lamb Hall that has been reassigned by functions moving into Sherrod.

## Middle Tennessee State University, Murfreesboro, Tennessee

- 1) Review of a request for APPROVAL of a REVISION in SCOPE and ESTIMATED PROJECT COST from \$45,000,000.00 to \$78,000,000.00 (a \$33,000,000.00 increase) and a REVISION in FUNDING from \$300,000.00 to \$78,000,000.00 (a \$77,700,000.00 increase), ACKNOWLEDGMENT of SOURCE of FUNDING, APPROVAL to INCLUDE COMMISSIONING, and APPROVAL to ISSUE a REQUEST for PROPOSALS for a Construction Manager/General Contractor of the project for **New Student Union and Rutledge Hall Improvements** at **Middle Tennessee State University** in Murfreesboro, Tennessee.

Revised Estimated Project Cost:			<b>\$78,000,000.00</b>
<u>Source of Funding:</u>	Existing	Change	Revised
Campus Plant Funds	300,000.00	-300,000.00	0
TSSBA (student fees)	0	63,000,000.00	63,000,000.00
Student Fees	0	15,000,000.00	15,000,000.00
	<u>300,000.00</u>	<u>77,700,000.00</u>	<u>78,000,000.00</u>

SBC Project No. **166/009-05-2005**

The JV of Street Dixon Rick / Thomas Miller is the designer for the construction of a new Student Union Building. The additional funds and scope are for an addition and renovation to the Rutledge Building and to meet the designer's estimate.

- 2) Review of a request for APPROVAL of a PROJECT and ACKNOWLEDGMENT of SOURCE of FUNDING for **Tennessee Livestock Center Updates** at **Middle Tennessee State University** in Murfreesboro, Tennessee, and SELECTION of a DESIGNER to design and supervise the project.

Estimated Project Cost:	\$150,000.00
<u>Source of Funding:</u>	07/08 Current Funds – Capital Outlay
SBC Project No.	166/009-05-2007

This is a line-item request to replace and/or repair footings at outdoor stalls and make miscellaneous maintenance improvements.

- 3) Review of a request for APPROVAL to FULLY PLAN a PROJECT and ACKNOWLEDGMENT of SOURCE of FUNDING for **Middle Tennessee Conference Center Renovation** at **Middle Tennessee State University** in Murfreesboro, Tennessee, and SELECTION of a DESIGNER to plan the project.

Estimated Project Cost:	\$1,000,000.00
Remaining un-funded	900,000.00
Planning Cost	\$100,000.00
<u>Source of Funding:</u>	Campus Plant Funds
SBC Project No.	166/009-06-2007

Project will renovate existing building into a multi-purpose conference center was disclosed in the FY 07/08 budget cycle.

## Tennessee State University, Nashville, Tennessee

- 1) Review of a request for APPROVAL of a PROJECT and ACKNOWLEDGMENT of SOURCE of FUNDING for **Hale Stadium Improvements** at **Tennessee State University** in Nashville, Tennessee, and SELECTION of a DESIGNER to design and supervise the project.

Estimated Project Cost:	\$3,200,000.00
<u>Source of Funding:</u>	TSSBA (Student Fees)
SBC Project No.	166/001-03-2007

Project will install a synthetic football field system and a pre-engineered building for the indoor practice field. This project was disclosed in the FY 07/08 budget cycle.



## Tennessee Technological University, Cookeville, Tennessee

- 1) Review of a request for APPROVAL of a PROJECT and ACKNOWLEDGMENT of SOURCE of FUNDING for **Hyder-Burks Agriculture Pavilion RV Hookups** at Tennessee Technological University in Cookeville, Tennessee, and SELECTION of a DESIGNER to design and supervise the project.

Estimated Project Cost:

**\$150,000.00**

Source of Funding:

07/08 Current Funds – Capital Outlay

SBC Project No.

**166/011-06-2007**

This line-item project is for the Installation of utility hookups and lighting in the parking lot. Hookups for recreational vehicles are to be used by exhibitors and participants during events at the pavilion.

## University of Memphis, Memphis, Tennessee

- 1) Review of a request for ACCEPTANCE of a GIFT-IN-PLACE CONSTRUCTION for **Bookstore Improvements** at the University of Memphis, in Memphis, Tennessee.

Estimated Project Cost:

**\$415,000.00**

Source of Funding:

Vendor/Provider RFP

SBC Project No.

**166/007-09-2007**

Barnes and Noble College Booksellers, Inc. will renovate the existing bookstore and contribute to the new law school bookstore and the Millington Center bookstore under a 10-year contract with UoM. THEC approved this disclosed project on July 11, 2007.

- 2) Review of a request for ACCEPTANCE of a GIFT-IN-PLACE CONSTRUCTION for **Athletic Office Building Addition** at University of Memphis in Memphis, Tennessee.

Estimated Project Cost:

**\$3,000,000.00**

Remaining Un-funded

**\$2,815,000.00**

Planning Cost

**\$185,000.00**

Source of Funding:

Athletic Gifts (UoM Foundation)

SBC Project No.

**166/007-10-2007**

This project was disclosed in the FY 07/08 Budget for adding an addition to the Athletic Office Building to provide space for ticket sales, an exhibit area, meeting room, and recruiting offices. The Foundation will hire the contractor and contract with Evans Taylor Foster Childress for design services.

- 3) Review of a request for ACCEPTANCE of a GIFT-IN-PLACE CONSTRUCTION for **Nat Burning Baseball Stadium Upgrades** at University of Memphis in Memphis, Tennessee.

Estimated Project Cost:	\$3,000,000.00
Remaining Un-funded	\$2,815,000.00
Planning Cost	\$185,000.00
<u>Source of Funding:</u>	Athletic Gifts (UoM Foundation)
SBC Project No.	166/007-11-2007

This project was disclosed in the FY 07/08 Budget to add new restrooms, locker rooms, dugouts, re-roofing, brick, and an entry feature to the baseball stadium. The Foundation will hire the contractor and contract with Evans Taylor Foster Childress for design services.

### Pellissippi State Technical Community College, Knoxville, Tennessee

- 1) Review of a request for APPROVAL of a PROJECT, ALLOCATION of FUNDING, APPROVAL to INCLUDE COMMISSIONING and APPROVAL to ISSUE a REQUEST for PROPOSALS for a Construction Manager/General Contractor for **Blount County Center Improvements** for Pellissippi State Technical Community College, in Knoxville, Tennessee, and SELECTION of a DESIGNER to design and supervise the project.

Estimated Project Cost:	\$17,200,000.00
<u>Source of Funding:</u>	07/08 Current Funds – Capital Outlay
SBC Project No.	166/032-03-2007

This is a line-item project to construct a new facility on a newly acquired site to expand Center for business and industry technical training, educational resources and information services, academic programs, and offices.

- 2) Review of a request for APPROVAL of a PROJECT and ACKNOWLEDGMENT of SOURCE of FUNDING for **New Portable Classroom/Office Structure** at Pellissippi State Technical Community College in Knoxville, Tennessee.

Estimated Project Cost:	\$337,000.00
<u>Source of Funding:</u>	Campus Plant Funds
SBC Project No.	166/032-04-2007

Project to purchase and install a new portable classroom/office structure for the Hardin Valley campus was disclosed in the FY 07/08 budget cycle. The regional designer will assist with the design.

## Roane State Community College, Harriman, Tennessee

- 1) Review of a request for APPROVAL of a PROJECT and ACKNOWLEDGMENT of SOURCE of FUNDING for **Agricultural Exposition Center Updates** at Roane State Community College in Harriman, Tennessee, and SELECTION of a DESIGNER to design and supervise the project.

Estimated Project Cost:

**\$150,000.00**

Source of Funding:

07/08 Current Funds – Capital Outlay

SBC Project No.

**166/027-04-2007**

This is a line-item project to construct covered walkway, connecting barns to indoor area, cover holding pen, and complete miscellaneous maintenance updates.

## Volunteer State Community College, Gallatin, Tennessee

- 1) Review of a request for APPROVAL of a REVISION in ESTIMATED PROJECT COST and FUNDING from \$100,000.00 to \$465,000.00 (a \$365,000.00 increase) and ACKNOWLEDGMENT of SOURCE of FUNDING of the project for **Softball Field Press Box** for Volunteer State Community College in Gallatin, Tennessee.

Revised Estimated Project Cost:

**\$ 465,000.00**

Source of Funding:

	Existing	Increase	Revised
Campus Plant Funds	100,000.00	365,000.00	465,000.00

SBC Project No.

**166/025-03-2005**

Lose & Associates, Inc is the designer for the construction of a 1,310 s.f. structure with a concession stand and restrooms in the first floor and a press box in the second floor.

## Walters State Community College, Morristown, Tennessee

- 1) Review of a request for APPROVAL of a REVISION in ESTIMATED PROJECT COST, and FUNDING from \$1,500,000.00 to \$1,250,000.00 (a \$250,000.00 decrease) and ACKNOWLEDGMENT of SOURCE of FUNDING of the gift-in-place construction for **Agribusiness Pavilion Multi-Use Expansion** at **Walters State Community College** in Morristown, Tennessee.

Revised Estimated Project Cost:			<b>\$ 1,250,000.00</b>
<u>Source of Funding:</u>	Existing	Change	Revised
Gifts	1,500,000.00	-500,000.00	1,000,000.00
Campus Auxiliary	0	+50,000.00	50,000.00
Campus Plant Funds	0	+50,000.00	50,000.00
07/08 Current Funds – Capital Outlay	0	+150,000.00	150,000.00
	1,500,000.00	-250,000.00	1,250,000.00
SBC Project No.	<b>166/023-03-2006</b>		

WSCC Foundation contracted with Construction Plus for design and construction services as a gift-in-place project. The project is to construct two multi-purpose pre-engineered buildings to accommodate additional horse stalls and provide a covered enclosure for the existing warm-up ring. The new funding will be used to purchase equipment through the TBR process.

## Discussion of Bids

- 1) Nashville State Community College, Nashville  
(New Academic/Student Services Building)  
SBC Project No. 166/034-01-2006  
Bid date: 08-08-2007
- 2) East Tennessee State University, Johnson City  
(DP Culp Fire Alarm & Electrical Updates)  
SBC Project No. 166/005-05-2006  
Bid date: 08-08-2007
- 3) Tennessee State University, Nashville  
(Several Bldgs. Window & Waterproofing Corrections)  
SBC Project No. 166/001-03-2006  
Bid date: 08-15-2007

## SCHEDULE FOR STATE BUILDING COMMISSION MEETING

August 16, 2007

### DEPARTMENT OF GENERAL SERVICES

#### DRIVERS LICENSE TESTING STATION, NASHVILLE, TENNESSEE

- 1) Review of a request for APPROVAL of a PROJECT and ACKNOWLEDGMENT of the SOURCE of FUNDING for **Express Building Renovation** at Murfreesboro Road in Nashville, and SELECTION of a DESIGNER to design and supervise the project.

Estimated Project Cost: \$260,000.00

Source of Funding:

Facilities Revolving Fund (501.04) \$ 10,000.00

07 G.O. Bonds - FRF \$250,000.00

*SBC Project No. 502/027-01-2007*

This is a line-item project for replacement of exterior siding, windows and interior renovations.

#### 2200 CHARLOTTE AVENUE, NASHVILLE, TENNESSEE

- 1) Review of a request for APPROVAL to CANCEL a project for **Roof Replacement** at the old Motor Vehicle Building on Charlotte Avenue, Nashville, Tennessee.

Estimated Project Cost: \$130,000.00

Source of Funding: Facilities Revolving Fund (501.04)

*SBC Project No. 460/001-01-2004*

Scope accomplished through another project.

## SCHEDULE FOR STATE BUILDING COMMISSION MEETING

August 16, 2007

### DEPARTMENT OF FINANCE AND ADMINISTRATION

#### **LINE-ITEM APPROPRIATIONS**

- 1) Review of a request for APPROVAL of the FOLLOWING GRANTS, with funding from 07/08 Current Funds-Capital Outlay, unless otherwise noted:
- A. **Assisted Living Facility – Knox County**  
Amount of Grant: \$3,000,000.00  
*SBC Project No. 529/000-03-2007*
  - B. **Adventure Science Museum**  
Amount of Grant: \$3,000,000.00  
*SBC Project No. 529/000-04-2007*
  - C. **Nashville Zoo**  
Amount of Grant: \$750,000.00  
*SBC Project No. 529/000-05-2007*
  - D. **Knoxville Zoo**  
Amount of Grant: \$750,000.00  
*SBC Project No. 529/000-06-2007*
  - E. **Memphis Zoo**  
Amount of Grant: \$750,000.00  
*SBC Project No. 529/000-07-2007*
  - F. **Chattanooga Zoo**  
Amount of Grant: \$525,000.00  
*SBC Project No. 529/000-08-2007*
  - G. **Tennessee Aquarium - Chattanooga**  
Amount of Grant: \$225,000.00  
*SBC Project No. 529/000-09-2007*
  - H. **Assisted Living Facility – Unicoi County**  
Amount of Grant: \$3,000,000.00  
*SBC Project No. 529/000-10-2007*

- I. **The Hermitage**  
(Restoration)  
Amount of Grant: \$1,000,000.00  
*SBC Project No. 529/000-11-2007*
- J. **Lake City Coal Miners Museum**  
Amount of Grant: \$100,000.00  
*SBC Project No. 529/000-12-2007*
- K. **East TN Veterans Memorial Association**  
Amount of Grant: \$500,000.00  
*SBC Project No. 529/000-13-2007*
- L. **Carroll County Watershed Authority**  
Amount of Grant: \$500,000.00  
*SBC Project No. 529/000-14-2007*
- M. **Fort Campbell Wings of Liberty Museum**  
Amount of Grant: \$500,000.00  
*SBC Project No. 529/000-15-2007*
- N. **Nashville Childrens Theatre**  
Amount of Grant: 300,000.00  
*SBC Project No. 529/000-16-2007*
- O. **Songwriters Hall of Fame**  
Amount of Grant: \$500,000.00  
*SBC Project No. 529/000-17-2007*
- P. **International Rockabilly Hall of Fame**  
Amount of Grant: \$100,000.00  
*SBC Project No. 529/000-18-2007*
- Q. **Grainger County Infrastructure**  
Amount of Grant: \$100,000.00  
*SBC Project No. 529/000-19-2007*
- R. **Warren County Utility District Waterline**  
Amount of Grant: \$1,500,000.00  
Source of Funding: 07 G.O. Bonds-Capital Outlay  
*SBC Project No. 529/000-20-2007*
- S. **Chattanooga African-American Museum**  
Amount of Grant: \$100,000.00  
*SBC Project No. 529/000-21-2007*

- T. **Beck Cultural Exchange Center**  
Amount of Grant: \$100,000.00  
*SBC Project No.* 529/000-22-2007
- U. **Bradley Academy Museum**  
Amount of Grant: \$50,000.00  
*SBC Project No.* 529/000-23-2007
- V. **National Civil Rights Museum**  
Amount of Grant: \$200,000.00  
*SBC Project No.* 529/000-24-2007
- W. **State Capitol African American Sculpture**  
Amount of Grant: \$40,000.00  
*SBC Project No.* 529/000-25-2007
- X. **African American Foundation of Nashville**  
Amount of Grant: \$500,000.00  
*SBC Project No.* 529/000-26-2007
- Y. **Memphis Biotech Foundation**  
Amount of Grant: \$2,000,000.00  
*SBC Project No.* 529/000-07-2004

#### LEGISLATIVE PLAZA AND WAR MEMORIAL BUILDINGS, NASHVILLE, TENNESSEE

- 1) Review of a request for APPROVAL to ALLOCATE FUNDING and AUTHORIZATION to PROCEED with a project for **Accessibility Improvements** at the Legislative Plaza and War Memorial Buildings, Nashville, Tennessee.

**Estimated Project Cost: \$1,700,000.00**  
Source of Funding: 07/08 Current Funds-Capital Outlay  
*SBC Project No.* 529/045-01-2007

Line-item request for improvements to address deficiencies in accessible design. Work shall include renovation to public toilets, upgrade to public entrances, and adjustment to miscellaneous interior fixtures.



## UPPER CUMBERLAND REGIONAL HEALTH FACILITY, COOKEVILLE, TENNESSEE

- 1) Review of a request for APPROVAL to ISSUE an RFP for identification and selection of a General Contract / Construction Manager to construct the new **Upper Cumberland Regional Health Facility** utilizing the Best Value Option 2 Delivery Method.

Estimated Project Cost: **\$14,900,000.00**

*SBC Project No. 408/009-01-2004*

The purpose of the RFP is to identify the Best Value for the State considering Contractor qualifications and experience as well as proposed cost. The Contractor with the best combination of qualifications, experience and proposed cost will be submitted to the State Building Commission for approval.

## STATEWIDE

- 1) Review of a request for APPROVAL of a REVISION in FUNDING and ACKNOWLEDGMENT of the SOURCE of FUNDING from \$3,500,000.00 to \$7,000,000.00 (\$3,500,000.00 increase) of a project for **Direct Order Contract** statewide.

Revised Estimated Project Cost: **\$7,000,000.00**

<u>Source of Funding:</u>	<u>Original</u>	<u>Increase</u>	<u>Revised</u>
Various Departmental Funds	\$3,500,000.00	\$3,500,000.00	\$7,000,000.00

*SBC Project No. 529/000-02-2005*

Additional funding to current contract will allow Real Property Administration to address additional work order demand under Direct Order Contract.

## FRANK G. CLEMENT BIRTHPLACE, DICKSON, TENNESSEE

- 1) Review of a request by the general contractor, Rock City Construction, to CHANGE the HVAC SUBCONTRACTOR on the **Halbrook Hotel Renovation** project from Contractors Heating & Cooling, Inc. to Hobbs Services, LLC.

*SBC Project No. 160/023-01-1994*

Contractors Heating & Cooling, Inc. withdrew their bid after reluctance to comply with the External Equal Employment Opportunity/Affirmative Action Program requirements for completion of the EEO Annual Report.

## THE TENNESSEE RESIDENCE, NASHVILLE, TENNESSEE

- 1) Review of a request for APPROVAL of a REVISION in ESTIMATED PROJECT COST from \$1,300,000.00 to \$1,265,000.00 (\$35,000.00 decrease) and APPROVAL to ALLOCATE FUNDING and AUTHORIZATION to PROCEED with a project for **Security / Maintenance Facility** at the Tennessee Residence, Nashville, Tennessee.

<b>Revised Estimated Project Cost:</b>	<b>\$1,265,000.00</b>		
<u>Source of Funding:</u>	<u>Original</u>	<u>Decrease</u>	<u>Revised</u>
05/06 Current Funds-Capital Outlay	\$ 50,000.00	\$ 0.00	\$ 50,000.00
06/07 Current Funds-Capital Outlay	215,000.00	0.00	215,000.00
05 G.O. Bonds-Capital Outlay	1,000,000.00	0.00	1,000,000.00
SBC Preplanning Funds	<u>35,000.00</u>	<u>-35,000.00</u>	<u>0.00</u>
TOTAL	\$1,300,000.00	-35,000.00	\$1,265,000.00
<i>SBC Project No.</i>	<i>460/028-01-2005</i>		

Allocation of line-item funding to the project.

## 900 / 1000 SECOND AVENUE NORTH, NASHVILLE, TENNESSEE

- 1) Review of a request for APPROVAL of a REVISION in FUNDING and ACKNOWLEDGMENT of the SOURCE of FUNDING from \$650,000.00 to \$725,000.00 (\$75,000.00 increase) of a project for **Interior Renovation** at 900 / 1000 Second Avenue North, Nashville, Tennessee.

<b>Revised Estimated Project Cost:</b>	<b>\$725,000.00</b>		
<u>Source of Funding:</u>	<u>Original</u>	<u>Increase</u>	<u>Revised</u>
Facilities Revolving Fund / DGS / DHS	\$650,000.00	\$75,000.00	\$725,000.00
<i>SBC Project No.</i>	<i>529/000-07-2003</i>		

Due to the facility's excessive power problems, a new dry transformer, panelboard and additional circuits will need to be installed.

## SPECIAL ITEMS

- 1) DISCUSSION of proposed project for **Net-TN**
- 2) REPORT of the State Building Commission Sunset Hearing held on August 2, 2007 by the Government Operations Joint Subcommittee on State and Local Government

## SCHEDULE FOR STATE BUILDING COMMISSION MEETING

August 16, 2007

### STATE BUILDING COMMISSION

#### MINUTES OF MEETING OF STATE BUILDING COMMISSION

- 1) READING and APPROVAL of the Minutes of the State Building Commission meeting held on July 12, 2007.

#### REPORT OF CHANGE ORDERS RESULTING IN CUMULATIVE CHANGE ORDER COSTS TO EXCEED 10% OF BASE CONTRACT AMOUNT

- |    |  |  |
|----|--|--|
| 1) | <b>Tennessee State University</b><br>(Electrical Distribution System Updates)<br>Change Order No. 7<br>Change Order Amount: \$22,217.89<br>Change Order Percent: 1.63<br>Cumulative Percent 24.43<br>SBC Project No. 166/001-03-2005 | This adds excavation of existing duck-bank between manhole #1 and manhole #47.   |
| 2) | <b>Tennessee State University</b><br>(Electrical Distribution System Updates)<br>Change Order No. 8<br>Change Order Amount: \$15,096.95<br>Change Order Percent: 1.11<br>Cumulative Percent 25.54<br>SBC Project No. 166/001-03-2005 | This revises high-voltage hookups, bypasses and appurtenances in manhole #1 due to deteriorated condition of existing equipment. |
| 3) | <b>Tennessee State University</b><br>(Housing Fire Safety Upgrades)<br>Change Order No. 1<br>Change Order Amount: \$34,869.00<br>Change Order Percent: 18.5<br>Cumulative Percent 18.5<br>SBC Project No. 166/001-04-2006            | This adds two concrete vaults and moves backflow preventers outside of buildings into those vaults.                              |
| 4) | <b>Middle Tennessee State University</b><br>(Family Housing)<br>Change Order No. 6<br>Change Order Amount: \$17,378.56<br>Change Order Percent: 1.29<br>Cumulative Percent 11.21<br>SBC Project No. 166/009-07-2004                  | This repairs holes and voids in masonry walls in all buildings that will keep the fire rating intact.                            |

- |    |  |  |
|----|--|--|
| 5) | <b>Arlington Developmental Center</b><br>(Emergency Repairs) | This will replace existing roof and repair deck as part of the emergency repairs.          |
|    | Change Order No. 1   |  |
|    | Change Order Amount: \$124,877.00                            | <u>Approval to adjust the base.</u>  |
|    | Change Order Percent: 12.2                                   |  |
|    | Cumulative Percent 12.2                                      |  |
|    | SBC Project No. 344/017-01-2005                              |  |
|    |  |  |
| 6) | <b>Legislative Plaza</b><br>(Sixth Avenue Entrance Upgrades) | This will replace granite pavers with quarry machined flame finish to add slip resistance. |
|    | Change Order No. 1   |  |
|    | Change Order Amount: \$230,293.38                            | <u>Approval to adjust the base.</u>  |
|    | Change Order Percent: 59.2                                   |  |
|    | Cumulative Percent 59.2                                      |  |
|    | SBC Project No. 529/045-01-2006                              |  |

#### SUB-COMMITTEE REPORT

- 1) REPORT of FINAL ACTION taken at the State Building Commission Executive Subcommittee meeting held on June 25, 2007 (on members' copies only).

#### DESIGNER SELECTION LIST

- 1) Review of a request for APPROVAL of the DESIGNER SELECTIONS as recommended.

## ADDENDUM

### STATE BUILDING COMMISSION AUGUST 16, 2007

---

#### LINE ITEM APPROPRIATIONS

##### CAPITOL COMPLEX, NASHVILLE, TENNESSEE

- 1) Review of a request for APPROVAL of a REVISION in FUNDING and ACKNOWLEDGMENT of the SOURCE of FUNDING from \$600,000.00 to \$3,100,000.00 (\$2,500,000.00 increase) of a project for **Security Improvements** at the Capitol Complex, Nashville, Tennessee.

<b>Revised Estimated Project Cost:</b>	<b>\$3,100,000.00</b>		
<u>Source of Funding:</u>	<u>Original</u>	<u>Increase</u>	<u>Revised</u>
Homeland Security Grants	\$600,000.00	\$ 0.00	\$ 600,000.00
07/08 Current Funds-Capital Outlay	0.00	2,500,000.00	2,500,000.00
<b>TOTAL</b>	<b>\$600,000.00</b>	<b>\$2,500,000.00</b>	<b>\$3,100,000.00</b>
<b>SBC Project No.</b>	<b>460/001-01-2003</b>		

Line-item increase in funding to implement the project.

##### TENNESSEE PERFORMING ARTS CENTER, NASHVILLE, TENNESSEE

- 1) Review of a request for APPROVAL of a GRANT for **Maintenance** at the Tennessee Performing Arts Center, Nashville, Tennessee.

<b>Estimated Project Cost:</b>	<b>\$300,000.00</b>
<u>Source of Funding:</u>	07/08 Current Funds-Capital Maintenance
<b>SBC Project No.</b>	<b>529/075-02-2007</b>

Line-item request in the 07/08 capital budget.